

**COMMUNITY, ECONOMIC & HUMAN DEVELOPMENT
DECEMBER 05, 2002**

ACTION MINUTES

THE FOLLOWING MINUTES ARE A SUMMARY OF ACTIONS TAKEN BY THE COMMUNITY, ECONOMIC, AND HUMAN DEVELOPMENT COMMITTEE. AUDIO CASSETTE TAPES OF THE ACTUAL MEETING ARE AVAILABLE FOR LISTENING IN SCAG's OFFICE.

The Community, Economic & Human Development Committee held its meeting at the Ontario Convention Center in Ontario, CA. There was a quorum.

1.0 CALL TO ORDER

Mayor William Alexander, CEHD Chair, called the meeting to order at 10:17 am.

2.0 PUBLIC COMMENT PERIOD

There were no Public Comments at this meeting.

3.0 CONSENT CALENDAR

The following consent calendar items were MOVED (Bruesch) SECONDED (Harkema) and APPROVED.

3.1 Approval Items

3.1.1 Minutes of November 07, 2002

3.2 Receive and File

3.2.1 Growth Visioning Subcommittee Minutes for October 31, 2002

3.2.2 Venture Capital Investments in 3rd Quarter 2002

3.2.3 Intergovernmental Review – 3rd Quarter Update

3.2.4 Letter on RHNA Legislative Effort and Suspension

3.2.5 2003 Meeting Schedule

4.0 ACTION ITEMS

4.1 Redirecting Sprawl Within the Wall

Jacob Lieb commented on the work products of the Housing Program from the prior fiscal year bringing to the Committee a couple of reports and asking that they approve the work which was accomplished last year. Mr. Lieb then gave the Committee a brief overview on the structure of this program and some of the changes that were during the year.

Brett Sears presented the report on “Redirecting Sprawl Within the Wall”, as adaptive reuse of buildings as a strategy to meeting the housing demand, which is to convert a building into a use that was not originally intended. Mr. Sears gave some examples of adaptive reuse, and presented the major findings of the report.

Questions and Comments from the Committee members and Answers were as follows:

- Q:** what percentage of the adaptive reuses studied was devoted to senior housing
- R:** projects developed by LINC have a senior component
- C:** more comprehensive data/ better reporting needed in order to identify potential areas such as high vacancy rates or abandoned areas, homeless purposes
- Q:** how does changing the use and historic preservation mix together
- A:** historic preservation, as in the case in downtown Los Angeles in the old bank district, the shell
- Q:** did California’s Main Street program, which has to do with historic preservation, encompass adaptive uses in the guidelines
- R:** when the Main Street programs was originally conceived it did include adaptive reuse as an incentive or an economic reason to maintain the streetscape of the original downtown buildings
- C:** typically historic preservation ordinances’ goal is to preserve the building and not to preserve original uses
- C:** would like to see, in reports like this, if examples of the gamut of affordability in all of the income levels
- Q:** could an insert be included in this that gives the many areas that have been looked at i.e., contact person, where they are and what in come level they are aimed at
- R:** a contact list, detailing some opportunities for doing adaptive reuse, cataloging some of the properties that developers see as desirable, doing some research on how much of the housing need could be met doing so

Mr. Sears asked the Committee to approve the report so that they can be ready for circulation and publishing on the SCAG website.

It was MOVED (Bruesch) SECONDED (Buster) and UNANIMOUSLY AGREED TO APPROVE disseminating this report with addition of a contact list of developers

and with direction to staff to conduct follow up research (potential numbers of housing).

4.2 Forecast Local Review Criteria

Steve Weiner started with a discussion of the recommended action item to approve the evaluation criteria for the Baseline Socioeconomic Projection and to request a same day action by the Regional Council. He stated that the regional and county evaluation criteria were developed and unanimously approved by the Forecasting Technical Task Force at their September meeting, and informed the CEHD Committee that staff needs approval on these criteria in order to move the development of the baseline projection forward.

Ms. Huasha Liu informed the Committee that staff and consultants are working together in trying to maintain the integrity of the local input, and staff is asking the Committee to approve this as principal criteria, maintaining that this will not interfere with the housing size trend based on the local input.

Questions and Comments from the Committee members and Answers were as follows:

- Q:** is the interpretation here saying that every 5 years, with criteria, staff will have the ability, without local input to put housing units, where in fact they should be but without local government, any policy in place to build those units
- R:** after the local input is provided, staff has done the preliminary analysis resulting that this input indicated that in 2030 household size will be 2.98 persons per household, and so staff and consultants are working together to maintain the integrity of this input, which when approved by this Committee, will not interfere with household size change based on the local input
- Q:** isn't the Growth Visioning process as it proceeds, the place where we will reconcile the policies and practices with the differences that we have here, so why do we need this now
- R:** this is based on what the technical integrity as to what the future growth will be without regional policy intervention, then the Growth Visioning effort and the policies will kick in to try to address any discrepancies
- C:** specific definitions are needed: such as what jobs are, what a household is, what a affordable housing is, all these definitions are needed for the technical aspect to give us the figures that we have to use for all the forecasting
- Q:** is there any way that we can work a criteria in saying that the resulting figures from this are going to be as close to HCD criteria
- Q:** has the fertility rate based upon ethnicity
- Q:** is there any way that we can work a criteria in saying that the resulting figures from this are going to be as close to HCD's as possible
- Q:** has the household formation rates been incorporated into this criteria

Ty Schuiling commented that the criteria were designed to guide the reconciliation process, adopted by the FTTF and recommended to staff prior to seeing what the local input looked like. The local input show an extremely constrained housing market but a rational relationship between population and employment, so the thought is that it is a very realistic characterization of baseline defined as a continuation of existing local policy which does not succeed in delivering housing units to match the population growth.

He then recommended that this Committee approve these criteria absent number 3 on page 40 and number 2 on page 41, specifically because the issue associated with household size in a baseline projection has not been resolved and the approval is premature absent that kind of resolution. This, he said, does not have to delay the forecast, the ATTF is moving full speed ahead to bring a baseline projection at the earliest possible time in accordance with the original schedule of the January meeting.

Mark Pisano, SCAG's Executive Director, stated he understands that there are differences within the local review on the housing numbers relative to baseline, saying that these policy issues that will be dealt within the Growth Visioning process. He does not believe staff can resolve that issue, so therefore CEHD will have to deal with this through the process that CEHD at the policy level have laid out.

In closing his response to the Committee is that the issue that has been identified on housing can only be dealt with through Growth Visioning and through the policy debates on the alternatives in the RTP.

It was MOVED (Longville) SECONDED (Bruesch) and UNANIMOUSLY AGREED to approve the request same day action from the Regional Council and adopt the criteria, but deleting #3 on page 40 under the regional criteria of the attachment, and #2 on page 41 under the county criteria of the same attachment.

4.3 Income Equity/Housing Affordability

Jacob Lieb introduced a continuation of the discussion from the November 7th CEHD meeting on the Income Equity and the beginning of the formation of policies for the next Regional Housing Needs Assessment (RHNA). Mr. Lieb called attention to page 44 of the agenda finding the list of factors, which are numbered 1 through 9. He said that one of the recommendations that were approved was to hold a public workshop/public hearing on these matters when SCAG has a budget to do so. He further stated that there was concern that staff brings forward a list that is complete and as comprehensive as possible so the Committee asked that some further discussions on potential additions to the list.

It was suggested that another factor be added to the existing list due to concerns that it doesn't quite meet the mark in addressing the inequities in the various subregions relative to affordability threshold.

It was MOVED (Longville) SECONDED (Robertson) and UNANIMOUSLY AGREED to approve the existing working list of factors with the addition of one more which would be #10 saying to address inequities among different parts of the regional housing market relative to affordability thresholds and disparity in income and wages.

The motion was also made to amend #5 of the nine factors so instead of reading “Amend housing with other (non-transportation) infrastructure” amend it by adding the words “or the lack thereof”.

4.4 Housing Gridlock in The Face of Growth: Fewer Choices/Higher Costs

Norma Garcia, Associate Regional Planner, reported on the major findings of the report, “Housing Gridlock in the Face of Growth: Fewer Choices/Higher Cost”. She recommended to the Committee that they approve the report that they received with the agenda so staff can continue to disseminate and circulate the report to the public.

Ms. Garcia presented the major findings of the report and answered questions from the Committee.

It was MOVED (White) SECONDED (Longville) and UNANIMOUSLY AGREED to approve the report.

5.0 INFORMATION ITEMS

5.1 Annual Regional Housing Summit

Jacob Lieb gave the Committee an update on preparations for the upcoming Annual Regional Housing Summit to be held at SCAG on December 13th. He informed the Committee of the speakers and keynote speakers naming those who were confirmed such as California State Assemblyman John Longville who would be giving the kickoff address along with Henry Cisneros, the former secretary of HUD, and who to date is the founder and chairman of American City Vista. Mr. Lieb encouraged all to attend and to and asked the CEHD members to reach out to their colleagues on the City Council or their County board, as well as those in their neighboring cities.

Mr. Lieb, in closing, wanted to thank the CEHD Committee members who served on the steering group, Mayor DeSantis, Councilmember Longville, and Councilmember McCullough.

5.2 Growth Visioning Subcommittee Report

Lynn Harris reported on behalf of the absent Vice-Chair Mayor Bev Perry. She wanted to make sure that the full CEHD Committee was aware that the Growth

Visioning Subcommittee has adopted a new title and logo for the program. She further stated that the term Growth Visioning would become an older term, and the new title is Southern California Compass, with a subtitle charting the Course for a Sustainable Southland. She mentioned the progress made by the Committee, which include the new website. She informed the Committee that the Chair of that Committee would come to the CEHD and give an overview of the accomplishments of the last six months including the new logo, the new graphs and that we could expect to see the consultants beginning in January.

Ms. Harris made an announcement that on Thursday, December 12th from 10:00 a.m. to 2:00 p.m., at the SCAG offices, staff will be working with the consultants and that the full Committee and any other elected officials can witness the first test run of the maps and GIS Database to run the workshops beginning early next year.

6.0 THE CHAIR'S REPORT

The Chair announced appointments to various committees, such as Councilmember Susan Longville as the SANBAG representative to the Growth Visioning Subcommittee, and a Caltrans employee will fill an Ex-Officio position.

7.0 STAFF REPORT ANNOUNCEMENTS

Jacob Lieb brought up a request by the Committee members in reference to seeking legislation relative to the regional housing needs funding situation, and introduced Don Rhodes, Manager of Government Affairs, who reported on his trip to Sacramento. Mr. Rhodes said that the Senate Housing Committee felt it would be inappropriate to suspend the RHNA, and several strategies were looked at in order to get a resolution.

8.0 COMMENT PERIOD

Mayor Betty DeSantis shared an editorial from the Thousand Oaks Star, bring copies to pass around to the CEHD members. She said the editorial is about Senator Dunn's plans to fight on with SB 910, which said that in large part, the League of Cities was responsible for everything ending after a year of negotiations. The article also stipulated that under no circumstances could they support a bill with automatic penalties, and Senator Dunn was quoted in saying he will not make the mistake of trying to negotiate with the League in round two. Mayor DeSantis said that it goes back to the point that in this Housing Summit we will come out with some proactive policy measures.

9.0 ADJOURNMENT

The meeting adjourned at 12:05 p.m.

MEMBERS PRESENT

Mayor William Alexander, **Chair**
Councilmember Ken Blackwood
Mayor Robert Bruesch
Supervisor Robert (Bob) Buster
Councilmember Betty DeSantis
Councilmember Bart Doyle
Councilmember Alta E. Duke, **Vice- Chair**
Councilmember Henry Harkema
Councilmember Susan Longville
Councilmember Shirley McCracken
Councilmember Efren J. Moreno, Jr.
Councilmember Bedford Pinkard
Councilmember Deborah Robertson
Mayor Charles White

SANBAG Subregion
City of Lomita
City of Rosemead
County of Riverside
Las Virgenes Malibu Conejo Council
City of Sierra Madre
City of La Palma
City of Paramount
SANDBAG Subregion
City of Anaheim
City of Alhambra
City of Oxnard
SANBAG Subregion
WRCOG Subregion

MEMBERS NOT PRESENT

Councilmember Laura Richardson-Batts
Councilmember Ralph Bauer
Councilmember Jeff Comercheo
Mayor Pro Tem Mike Dispenza
Councilmember Wendy Greuel
Councilmember Janice Hahn
Mayor Ronald Loveridge
Mayor Cristina Cruz Madrid
Mayor Kathryn McCullough
Mayor John McTaggart
Councilmember Alex Padilla
Mayor Pro Tem Bev Perry
Councilmember Jan Perry
Councilmember Marsha Ramos
Councilmember Ed Reyes
Mayor George Stettler
Mayor Pro Tem Van T. Tran
Councilmember Bob Yousefian

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City of Riverside
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South Bay Cities COG
City of Los Angeles
City of Brea
City of Los Angeles
Arroyo Verdugo Subregion
City of Los Angeles
CVAG Subregion
City of Garden Grove
City of Glendale

Signed: _____
Lynn Harris
Manager, Community Development